

MESA LINDA LOGISTICS CENTER

±406,138 SF

AVAILABLE FOR SALE OR LEASE

9260 MESA LINDA STREET, HESPERIA, CA 92570



Newcastle | PARTNERS

Voit

REAL ESTATE SERVICES

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WEBSITE



VIEW
TOUR VIDEO

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PROPERTY FEATURES

- Planned ±406,138 SF, Class A Building
- 36' Minimum Clear Height at First Bay
- ±3,567 SF First Floor Office
- ±3,141 SF Second Floor Mezzanine
- ±17.54 Acres
- 50' x 56' Typical Bay Spacing
- 54 Dock High Positions 9' x 10'
- 2 Ground Level Doors 12' x 15'
- 219 Auto Parking Stalls
- 57 Trailer Parking Stalls
- 8" Thick Floor Slab, 4,000 psi
- 185' All Concrete Secured Truck Court
- 4-ply Built-Up Roof System
- 2.5% Skylights
- 4,000-Amp Underground Pull Section, w/ 4,000-Amp Service Panel Installed (verify)
- LED Lighting System w/ Motion Sensors at an Average of 20 fc aff
- 2 Air Changes Per Hour
- ESFR, K25.2, 50 psi
- Close Proximity to the 15 Freeway and U.S. Route 395



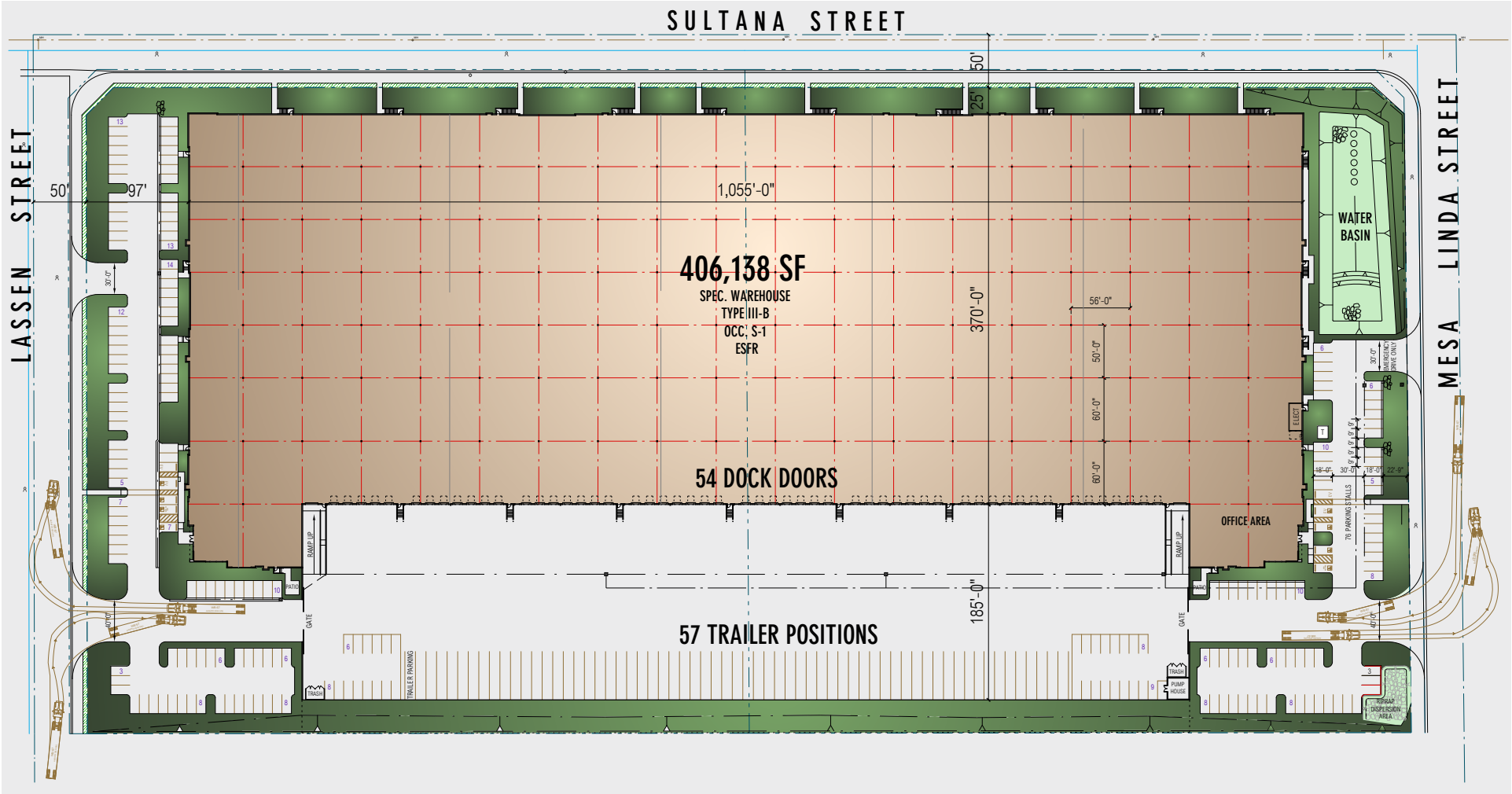
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SITE PLAN

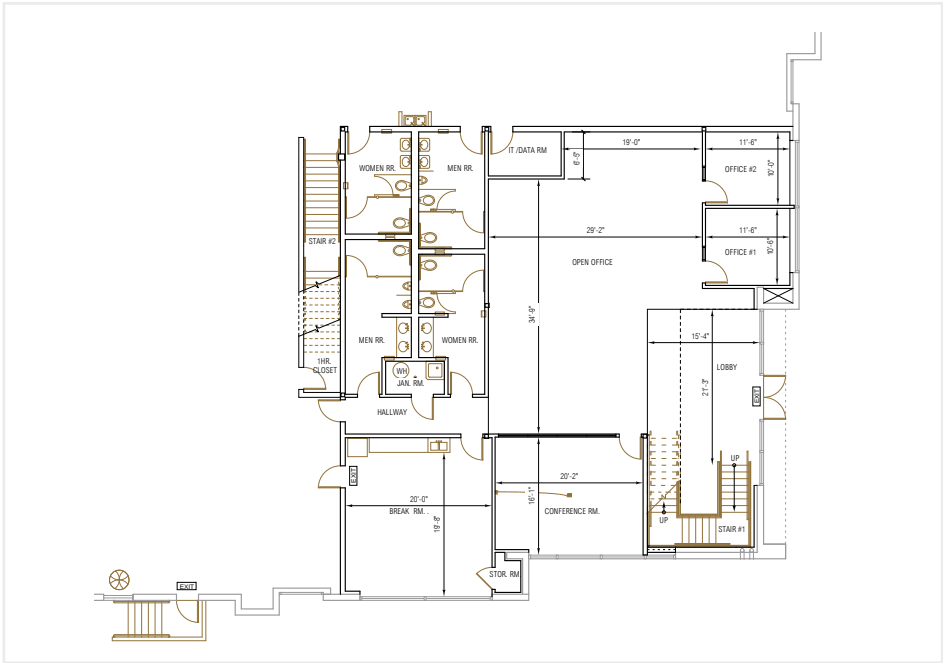


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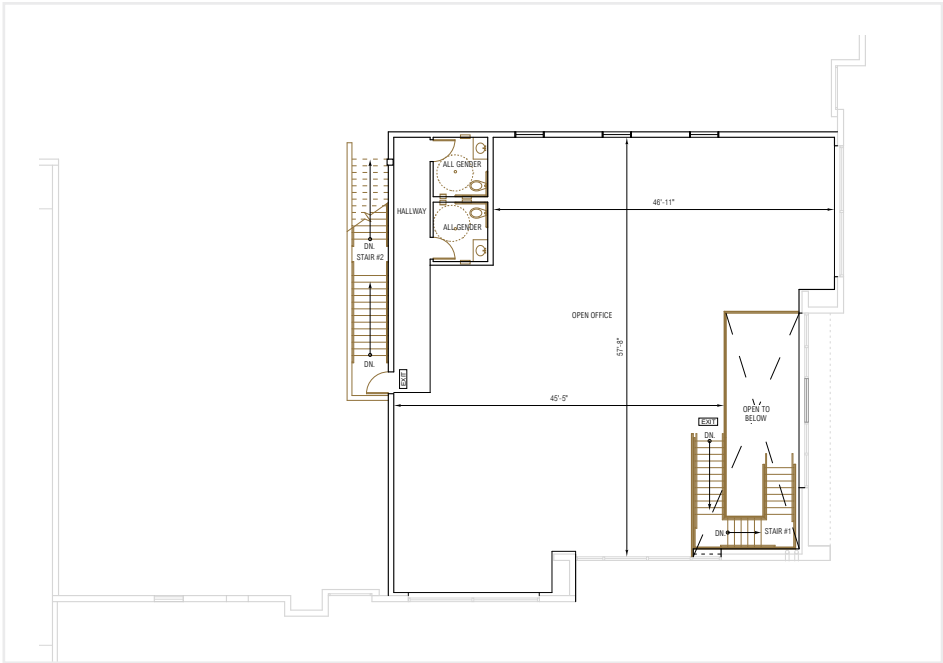
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OFFICE PLANS



**GROUND FLOOR
OFFICE PLAN ±3,567 SF**



**MEZZANINE
OFFICE PLAN ±3,141 SF**

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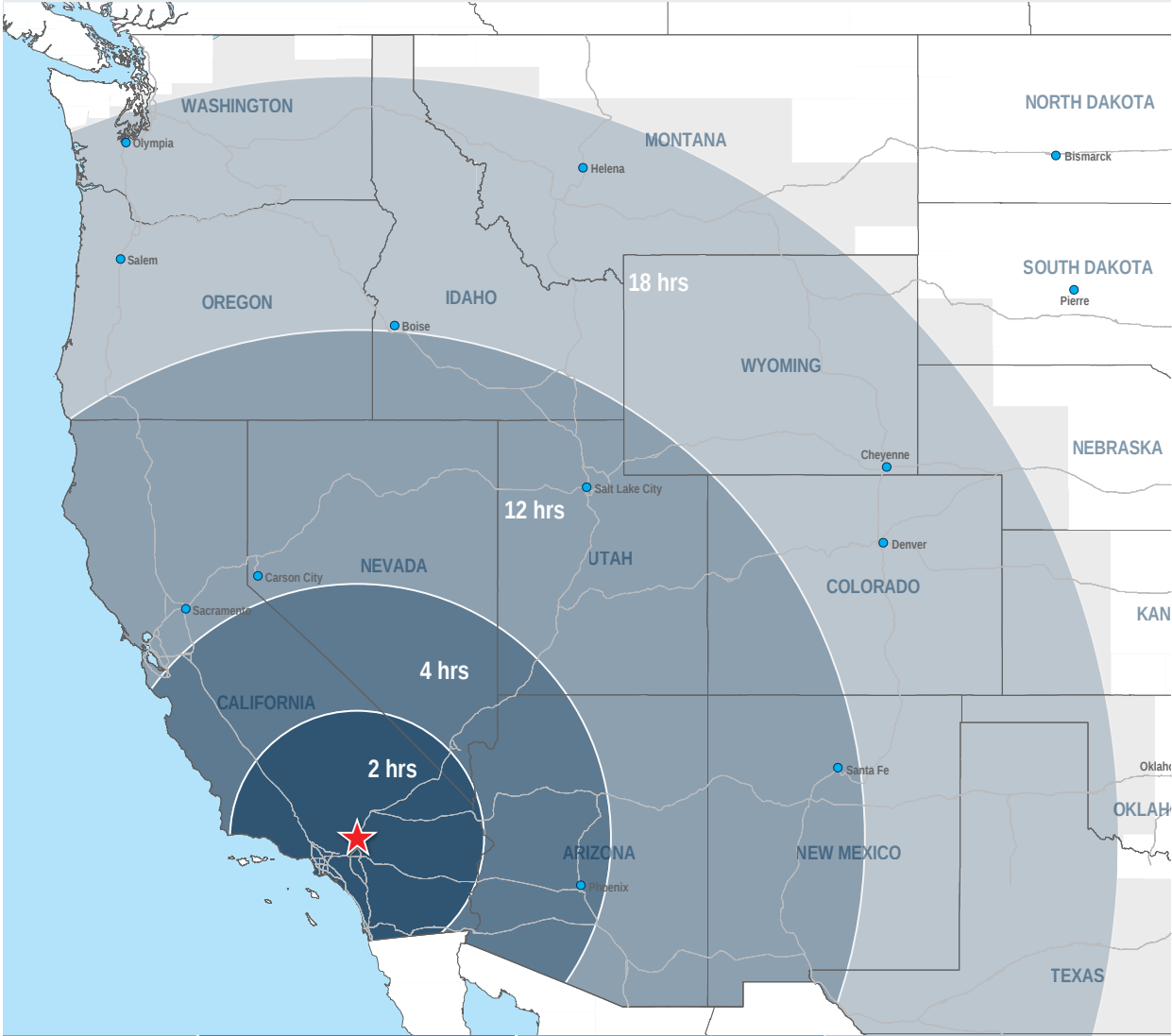
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PREMIER DISTRIBUTION LOCATION

DOWNTOWN LOS ANGELES	78.8 MILES
LAS VEGAS	196 MILES
PHOENIX	354 MILES
SAN FRANCISCO	426 MILES
SALT LAKE CITY	615 MILES
DENVER	943 MILES
PORTLAND	1,004 MILES
SEATTLE	1,177 MILES



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For Additional Information, Please Contact:

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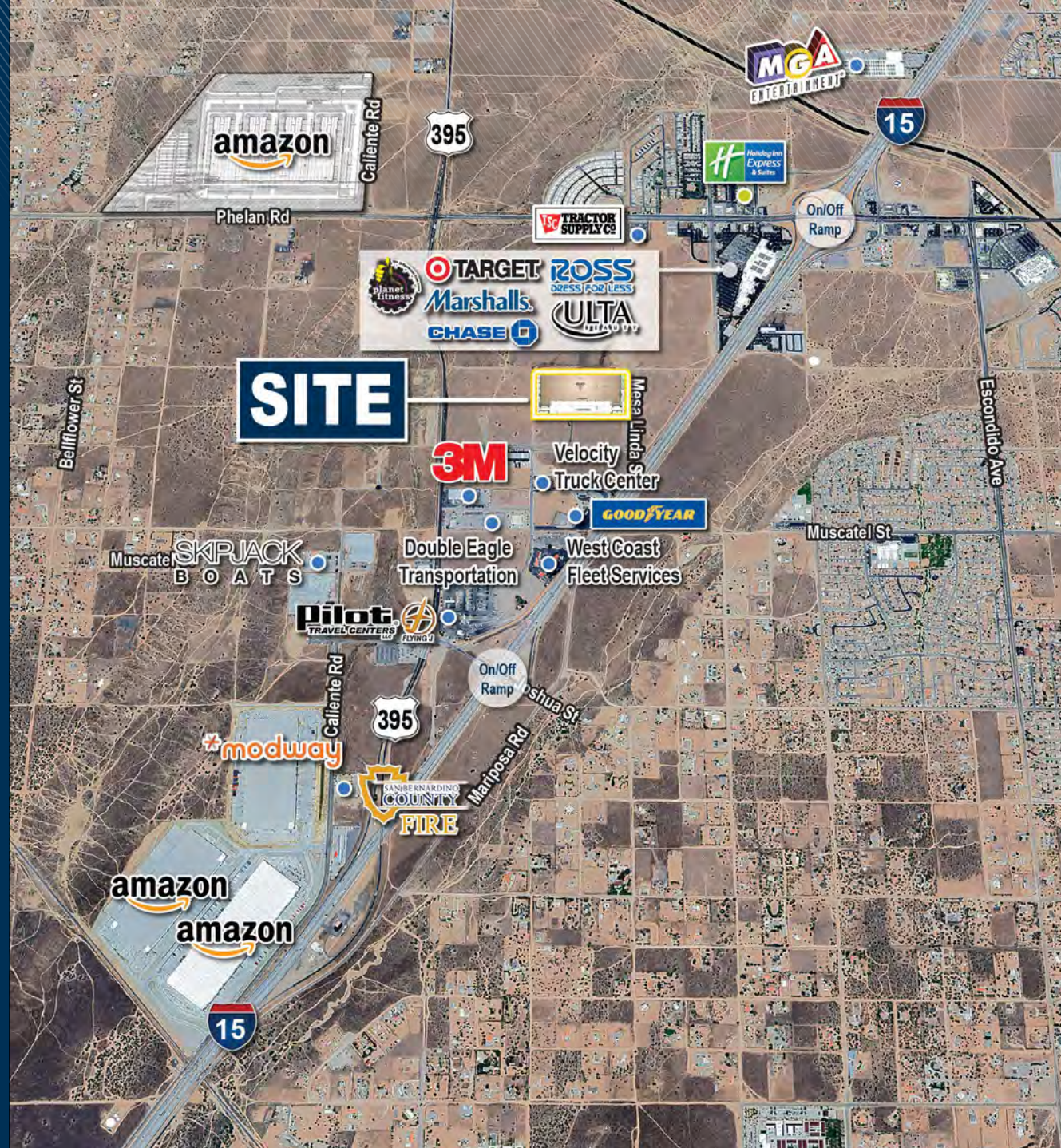
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